

dated November 12, 1981 and entitled "Survey for Joseph C. Conawal" and being more particularly described according to said plat as follows:

TO FIND THE TRUE POINT OF BEGINNING begin at the intersection of the easterly edge of the pavement of State Route No. 53 and the centerline of Highway No. 318; thence along the easterly edge of the pavement of Route No. 53 in a southerly direction 655.00 feet to a point; thence North 87 degrees 49 minutes 16 seconds East 51.60 feet to an iron pin on the easterly right-of-way of State Route No. 53 which iron pin is the TRUE POINT OF BEGINNING; thence from said beginning iron pin corner North 87 degrees 49 minutes 16 seconds East 264.76 feet to an iron pin on the land lot line dividing Land Lots 506 and 507 of the South Half, First Section, 13th Land District, Dawson County, Georgia; thence along said land lot line South 00 degrees 36 minutes 20 seconds East 100.00 feet to an iron pin; thence South 88 degrees 15 minutes 20 seconds West 242.73 feet to an iron pin on the easterly right-of-way of State Route No. 53; thence along said right-of-way North 13 degrees 18 minutes West 100.00 feet to the beginning iron pin corner.

This is the same property described in a deed from Eugene Hyatt and Setsuko Hyatt dated August 25, 1986 to Dan H. Charles and Connie M. Charles recorded in Deed Book 91, Page 625, Dawson County, Georgia Deed Records which deed erroneously describes the subject property being known as Lot 7 of the Mrs. Shelton Pugh Estate. In fact said property is a portion of Lot 7 of the Mrs. Shelton Pugh Estate.

This property is also described in that certain plat of survey denominated as "Survey for William Whetstone and Jan Whetstone" dated 8/21/97 prepared by Frederick C. Youngman, Georgia Registered Surveyor No. 2160 and recorded at Plat Book 43, Page 33, Dawson County Plat Records.

The above-described property is real and personal property located at 8445 Hwy 53 E Dawsonville, GA 30534 according to the present system of numbering property in Dawson County, Georgia.

The Secured Indebtedness has been and is hereby accelerated and declared due because of, among other possible events of default, failure to pay the Secured Indebtedness as and when due and in the manner provided in the instruments evidencing the Secured Indebtedness and Security Deed. As the Secured Indebtedness remains in default, the sale will be made for purposes of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (written notice of intent to collect attorney's fees having been given).

Said property will be sold subject to any matters of record superior to the Security Deed, including without limitation, (a) outstanding ad valorem taxes with a senior lien priority to the Security Deed (including taxes which are a lien, but not yet due and payable), (b) any matters which might be disclosed by an accurate survey and inspection of the property, and (c) any assessments, liens, encumbrances, zoning ordinances, restrictions,

covenants, or other matters of record superior to the Security Deed.

To the best knowledge and belief of the undersigned, the party in possession of the property is the Grantor or a tenant or tenants claiming through them. LSC 18, LLC, Attorney-in-Fact and Agent for Janice G. Whetstone and William J. Whetstone
Erich N. Durlacher
Kelly E. Waits
Burr & Forman LLP
171 Seventeenth Street,
N.W., Suite 1100
Atlanta, Georgia 30363
Email: edurlach@burr.com
kwait@burr.com
Phone: (404) 815-3000
Facsimile: (404) 214-7942
THE LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

56402 10/6,13,20,27

Take notice that:

The right to redeem the following described property, to wit:

0 Regan Circle, Dawsonville, GA 30534 according to the present system of numbering properties in Dawson County Georgia, having Tax Parcel ID 054076001 and being further described as follows:
All that tract or parcel of land lying and being in Parcel One: All that tract or parcel of land lying and being in land Lots 59 & 60, of the 4th District, 1st Section of Dawson County, Georgia and being described as Tract "K3", containing 0.225 acres, according to plat for Robert Harding, Janice Fleming & Douglas Hardin by Michael Stewart Kelly dated May 3, 1991 and recorded in Plat Book 25, Page 275, Dawson County, Georgia Plat Records. Said Plat is incorporated herein and made are hereof by reference.

Parcel Two: All that tract of land or parcel of land lying and being in land Lot 60, of the 4th District, 1st Section of Dawson County, Georgia and being described as Tract "K4", containing 1.59 acres, according to plat for Robert Harding, Janice Fleming & Douglas Hardin by Michael Stewart Kelly dated May 3, 1991 and recorded in Plat Book 25, Page 275, Dawson County, Georgia Plat Records. Said Plat is incorporated herein and made are hereof by reference.

will expire and be forever foreclosed and barred on and after the 4th day of November 2021, or Thirty days after legal service of this notice, whichever is later.

The tax deed to which this notice relates is dated the day of 14, August 2009, and is recorded in the office of the Clerk of the Superior Court of Dawson County, Georgia, in Deed Book 923 at page 364 -365. The property may be redeemed at any time before the day of the November 4th 2021, or thirty days after legal service of this notice, whichever is later, by payment of the redemption price as fixed and provided by law to the undersigned at the following address: Cecil L. Pearce, Jr., 30 Miller Dr., Dawsonville, Georgia 30534. Please be governed accordingly.

Sincerely, Cecil L Pearce Jr.

56423 10/6,13,20,27

Miscellaneous



NOTICE OF DUI CONVICTION
2ND / 3RD
DRIVING UNDER THE INFLUENCE PURSUANT TO O.C.G.A.
CODE SECTION 40-6-391
COURT: FORSYTH COUNTY STATE
NAME: Justin Lamar Sanchez
CITY: Dawsonville
COUNTY: Dawson
DATE: 9/9/2020
TIME: 4:20 PM
LOCATION: 400 NB DISPOSITIO: PLEA OF GUILTY
GREG G. ALLEN
CLERK SUPERIOR & STATE COURTS FORSYTH COUNTY

56388 10/6



NOTICE OF SECOND DUI CONVICTION WITHIN 5 YEARS TO BE PUBLISHED
Insert Photo
NAME: DEBBIE LYNN GEE
CITY: DAWSONVILLE, GA
COUNTY: DAWSON
ZIP CODE: 30534
ARREST DATE: 07/27/2018
ARREST TIME: 05:00 PM
ARREST LOCATION: EE BUTLER PKWY @ SUMMIT ST
DISPOSITION: GUILTY
County Superior & State Court
Charles Baker, Clerk
225 Green Street, SE
Gainesville, GA 30501
PUBLISHED PURSUANT TO O.C.G.A. 40-6-391A2
2019SR1252N
Page 2 of Photo Order

56389 10/6

NOTICE OF DETOUR APPROVAL P.I. 0013990 DAWSON COUNTY

Notice is hereby given that the Georgia Department of Transportation has approved the use of and the routing of a detour for this project.

The date of detour approval is: August 6, 2021

The project is located in Dawson County 10 miles east of Dawsonville. The project is located 100% in the G.M.D 1023 and Land District 39.

This project will replace the existing bridge on SR 136 over Toto Creek (Lake Lanier) near Dawsonville. The proposed bridge will be 280 feet long, consisting of two 12-foot lanes (one in each direction) and an 8-foot shoulder on both sides. The roadway approaches will consist of two 12-foot lanes and a 12-foot paved shoulder to the guardrail or retaining wall on both sides. The existing bridge will be closed during construction, and the proposed replacement bridge will be constructed along the current alignment. The total project length is approximately 0.2 mile and the estimated construction time is 15 months.

This project would include an off-site detour. The preferred route for the official detour would be to use SR 136, US 19/ SR 400 and Henry Grady Highway. A temporary traffic signal will be installed at the intersection of US 19/SR 400 and Henry Grady Highway. The total detour length will be approximately 3.8 miles. The detour routes were provided to and approved by Dawson County.

Drawings or maps or plats of the proposed project, as approved, are on file and are available for public inspection at the Georgia Department of Transportation. For information or questions regarding the Detour

Route, please contact:
Shannon Giles, Area Manager
District 1, Area 1 sgiles@dot.ga.gov
2594 Gillsville Highway
Gainesville, GA 30507
770-531-5759
56413 10/6,13,20,27

Name Changes

SUPERIOR COURT OF DAWSON COUNTY STATE OF GEORGIA

In re the Name Change of Child(ren):

Nolan Alexander Ramirez
Monica Day
Petitioner
Civil Action
Case Number 2021-CV-381-A
V.
Miguel Ramirez
Respondent.
NOTICE OF PETITION TO CHANGE NAME(S) OF MINOR CHILD(REN)
Monica Day filed a petition in the Superior Court of Dawson County on September 1, 2021 to change the name(s) of the following minor child(ren) from: Nolan Alexander Ramirez to: Nolan Alexander Day
Any interested party has the right to appear in this case and file objections within the time prescribed in OCGA ss 19-12-1(f)(2) and (3).
Dated: September 1, 2021
/s/ Monica Day
Petitioner, Pro se
55955 9/15,22,29,10/6

Public Hearings

Notice of Public Hearings

Notice is hereby given that public hearings shall be held by the Dawson County Board of Commissioners at the Dawson County Government Center, 25 Justice Way, Assembly Room 2302, Dawsonville, Georgia as follows:

- 4 p.m. Thursday, October 21, 2021 – Public Comment on Proposed FY 2022 Budget
 - 6 p.m. Thursday, October 21, 2021 – Public Comment on Proposed FYI 2022 Budget
 - 6 p.m. Thursday, November 4, 2021 – Public Comment on Proposed FY 2022 Budget
- At the November 4, 2021, Voting Session, the Board will consider and may adopt the FY 2022 Budget.
56406 10/6,13

Public Notice

The Dawson County Planning Commission will hear the following requests on October 19, 2021 at 6:00 p.m. in the DAWSON COUNTY GOVERNMENT CENTER, ASSEMBLY ROOM 2303 located at 25 JUSTICE WAY, Dawsonville, Georgia: Application for Rezoning and Special Use:
ZA 21-20 Michael Watson is requesting to rezone TMP 009-002 from R-A (Residential Agriculture) to C-HB (Commercial Highway Business) for the purpose of operating an outdoor gun range. Hwy 52
SU 21-06 Michael Watson is requesting a Special Use permit to operate an outdoor gun range within a C-HB zoned parcel.
The Dawson County Board of Commissioners will hear ZA 21-20 & SU 21-06 at their regularly scheduled meeting on November 18, 2021 at 6:00 p.m. at the DAWSON COUNTY GOVERNMENT CENTER, ASSEMBLY ROOM 2303 located at 25 JUSTICE WAY, Dawsonville, Georgia.

If you have any questions or concerns regarding this application or need special accommodations please contact Harmony Gee, Zoning Administrator at 706-344-3500, ext. 42336. All interested parties are invited to attend and be heard.

If you should wish to speak in favor or opposition to the above listed application, please contact this office for a Campaign Disclosure Form. This must be completed and filed with this office prior to the meeting date. This is only necessary if you have made

campaign contributions in the amount of \$250.00 or more within 2 years prior to this date.
56233 9/29,10/6

Public Notice

The Dawson County Planning Commission will hear the following requests on October 19, 2021 at 6:00 p.m. in the DAWSON COUNTY GOVERNMENT CENTER, ASSEMBLY ROOM 2303 located at 25 JUSTICE WAY, Dawsonville, Georgia: Application for Rezoning and Variances:
ZA 21-18 Benjamin Smith is requesting to rezone TMP 102-040 from RSR (Residential Sub-Rural) to R-A (Residential Agriculture).
SU 21-05 Benjamin Smith is requesting a Special Use permit of 102-040 of a temporary saw mill in a R-A zoned parcel.
The Dawson County Board of Commissioners will hear ZA 21-18 & SU 21-05 at their regularly scheduled meeting on November 18, 2021 at 6:00 p.m. at the DAWSON COUNTY GOVERNMENT CENTER, ASSEMBLY ROOM 2303 located at 25 JUSTICE WAY, Dawsonville, Georgia.
If you have any questions or concerns regarding this application or need special accommodations please contact Harmony Gee, Zoning Administrator at 706-344-3500, ext. 42336. All interested parties are invited to attend and be heard.

If you should wish to speak in favor or opposition to the above listed application, please contact this office for a Campaign Disclosure Form. This must be completed and filed with this office prior to the meeting date. This is only necessary if you have made campaign contributions in the amount of \$250.00 or more within 2 years prior to this date.
56234 9/29,10/6

Public Notice

The Dawson County Planning Commission will hear the following requests on October 19, 2021 at 6:00 p.m. in the DAWSON COUNTY GOVERNMENT CENTER, ASSEMBLY ROOM 2303 located at 25 JUSTICE WAY, Dawsonville, Georgia: Application for Rezoning and Variances:
ZA 21-19 Tony Singleton is requesting to rezone TMP 094-053 from RSR (Residential Sub-Rural) to RSRMM (Residential Sub-Rural Manufactured Moved).

The Dawson County Board of Commissioners will hear ZA 21-19 at their regularly scheduled meeting on November 18, 2021 at 6:00 p.m. at the DAWSON COUNTY GOVERNMENT CENTER, ASSEMBLY ROOM 2303 located at 25 JUSTICE WAY, Dawsonville, Georgia. If you have any questions or concerns regarding this application or need special accommodations please contact Harmony Gee, Zoning Administrator at 706-344-3500, ext. 42336. All interested parties are invited to attend and be heard.

If you should wish to speak in favor or opposition to the above listed application, please contact this office for a Campaign Disclosure Form. This must be completed and filed with this office prior to the meeting date. This is only necessary if you have made campaign contributions in the amount of \$250.00 or more within 2 years prior to this date.
56235 9/29,10/6

Public Notice

The Dawson County Planning Commission will hear the following requests on October 19, 2021 at 6:00 p.m. in the DAWSON COUNTY GOVERNMENT CENTER, ASSEMBLY ROOM 2303 located at 25 JUSTICE WAY, Dawsonville, Georgia: Application for Rezoning and Variances:
ZA 21-21 Jim King is requesting to rezone TMP 098-015, 098-016-001, 098-016-002 from R-A

(Residential Agriculture) to RS-3 (Residential Suburban 3) for the purpose of developing a 379-lot subdivision. Hwy 9 S/ Goodson Rd.

VR 21-08 Jim King is requesting a variance to the Dawson County Subdivision Regulations Article X Section 1003.D minimum lot width reduction. TMP 098-015, 098-016-001, 098-016-002
The Dawson County Board of Commissioners will hear ZA 21-21 & VR 21-08 at their regularly scheduled meeting on November 18, 2021 at 6:00 p.m. at the DAWSON COUNTY GOVERNMENT CENTER, ASSEMBLY ROOM 2303 located at 25 JUSTICE WAY, Dawsonville, Georgia.
If you have any questions or concerns regarding this application or need special accommodations please contact Harmony Gee, Zoning Administrator at 706-344-3500, ext. 42336. All interested parties are invited to attend and be heard.

If you should wish to speak in favor or opposition to the above listed application, please contact this office for a Campaign Disclosure Form. This must be completed and filed with this office prior to the meeting date. This is only necessary if you have made campaign contributions in the amount of \$250.00 or more within 2 years prior to this date.
56236 9/29,10/6

Public Sales Auctions

Notice of Public Sale

All Sales are Final
Pursuant to O.C.G.A. 10-4-213, an online auction will be held to satisfy a landlord's lien at WWW.storagetreasures.com. Sale is by competitive bidding with bidding ending on October 27th, 2021 at 10:30AM. Property will be sold by unit to the highest bidder for cash. A \$100 refundable cleaning deposit per unit will be required. All units are sold as-is and contents must be removed within 48 hours at close of bidding. Sale is subject to cancellation up to the time of sale. Company reserves the right to refuse any online bid. Unless otherwise noted, units contain household goods and/or personal goods.
Securlock Storage - 184 Carlisle Rd Dawsonville, GA 30534
James Watson: Desk, Computer chair, dining room chairs, bicycle, and entertainment center
James Watson: Handtruck, entertainment center, dresser, mattress and springs, coffee table, side tables
Kelly Roberts: Boxes, mattress, clothes, bean bag, chair, toys, totes, and VCR/DVD player.

56291 10/6,13

Public Sale Auction

For auction on October 12 to Oct 19
Dawson 400
B03. Heather Sanders
C33. Destiny Dickie
C56. Jeff Lowery
D25. Katrina Lawrence
G25. Ashley Englett
I47. Heather Sanders
J15. Hannah Norris
L02. Miriam Jeffords
L18. Jorge Lopez
MBJ0036. Melissa Martin
O20. Jason Stowers
P67. Rene Glenn
Jack Heard Road
G27. Jennifer Phillips

56165 9/29,10/6

which are a lien, but not yet due and payable), (b) any matters which might be disclosed by an accurate survey and inspection of the property, and (c) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, or other matters of record superior to the Security Deed.

To the best knowledge and belief of the undersigned, the party in possession of the property is the Grantor or a tenant or tenants claiming through them.

LSC 18, LLC, Attorney-in-Fact and Agent for Janice G. Whetsone and William J. Whetstone
Erich N. Durlacher
Kelly E. Waits
Burr & Forman LLP
171 Seventeenth Street,
N.W., Suite 1100
Atlanta, Georgia 30363
Email: edurlach@burr.com
kwaits@burr.com
Phone: (404) 815-3000
Facsimile: (404) 214-7942
THE LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.
56402 10/6,13,20,27

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Dawsonville, GA 30534
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The tax deed to which this notice relates is dated the day of 14, August 2009

, and is recorded in the office of the Clerk of the Superior Court of Dawson County, Georgia, in Deed Book 923 at page 364 -365. The property may be redeemed at any time before the day of the November 4th 2021, or thirty days after legal service of this notice, whichever is later, by payment of the redemption price as fixed and provided by law to the undersigned at the following address: Cecil L. Pearce, Jr., 30 Miller Dr., Dawsonville, Georgia 30534. Please be governed accordingly.

Sincerely, Cecil L Pearce Jr.

56423 10/6,13,20,27

Miscellaneous

NOTICE OF DETOUR APPROVAL P.I. 0013990 DAWSON COUNTY

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the G.M.D 1023 and Land District 39.

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This project would include an off-site detour. The preferred route for the official detour would be to use SR 136, US 19/ SR 400 and Henry Grady Highway. A temporary traffic signal will be installed at the intersection of US 19/SR 400 and Henry Grady Highway. The total detour length will be approximately 3.8 miles. The detour routes were provided to and approved by Dawson County.

Drawings or maps or plats of the proposed project, as approved, are on file and are available for public inspection at the Georgia Department of Transportation. For information or questions regarding the Detour Route, please contact: Shannon Giles, Area Manager

District 1, Area 1 sgiles@dot.ga.gov
2594 Gillsville Highway
Gainesville, GA 30507
770-531-5759

56413 10/6,13,20,27

Public Hearings

Notice of Public Hearings

Notice is hereby given that public hearings shall be held by the Dawson County Board of Commissioners at the Dawson County Government Center, 25 Justice Way, Assembly

Room 2302, Dawsonville, Georgia as follows:

• 4 p.m. Thursday, October 21, 2021 – Public Comment on Proposed FY 2022 Budget

• 6 p.m. Thursday, October 21, 2021 – Public Comment on Proposed FYI 2022 Budget

• 6 p.m. Thursday, November 4, 2021 – Public Comment on Proposed FY 2022 Budget

At the November 4, 2021, Voting Session, the Board will consider and may adopt the FY 2022 Budget.

56406 10/6,13

NOTICE OF PUBLIC MEETINGS

Notice is hereby provided that the Dawson County Board of Equalization shall convene on October 25 and 26, 2021 beginning at 9:00 a.m. in the Grand Jury Assembly Room on the third floor of the Dawson County Courthouse located at 25 Justice Way, Dawsonville, Georgia for the purpose of conducting tax appeal hearings.

56432 10/13

Public Sales Auctions

Notice of Public Sale

All Sales are Final Pursuant to O.C.G.A. 10-4-213, an online auction will be held to satisfy a landlord's lien at WWW.storagetreasures.com. Sale is by competitive bidding with bidding ending on October 27th, 2021 at 10:30AM. Property will be sold by unit to the highest bidder for cash. A \$100 refundable cleaning deposit per unit will be required. All units are sold as-is and contents must be removed within 48 hours at close of bidding. Sale is subject to cancellation up to the time of sale. Company reserves the right to refuse any online bid. Unless otherwise noted, units contain household goods and/or personal goods. Securlock Storage - 184 Carlisle Rd Dawsonville, GA 30534

James Watson: Desk, Computer chair, dining

room chairs, bicycle, and entertainment center

James Watson: Handtruck, entertainment center, dresser, mattress and springs, coffee table, side tables

Kelly Roberts: Boxes, mattress, clothes, bean bag, chair, toys, totes, and VCR/DVD player.

56291 10/6,13

Probate Notices

IN THE PROBATE COURT OF DAWSON COUNTY

STATE OF GEORGIA

INRE: Harmon Arthur Williams II DECEASED

ESTATE NO. 2021-ES-141 NOTICE OF PETITION TO FILE FOR YEAR'S SUPPORT

The petition of Diana L. Williams for a year's support from the estate of Harmon Arthur Williams II deceased, for decedent's (surviving spouse)(and) (minor child(ren)), having been duly filed, all interested persons are hereby notified to show cause, if any they have, on or before November 8th, 2021, why said petition should not be granted.

All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed on or before the time stated in the preceding sentence. All objections should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact probate court personnel for the required amount of filing fees. If any objections are filed, a hearing will be (scheduled at a later date). If no objections are filed the petition may be granted without a hearing. Judge Jennifer Burt Judge of the Probate Court By Allie Phillips Clerk of the Probate Court 25 Justice Way, Suite 4332 Dawsonville, GA 30534 (706)344-3580

56433 10/13,20,27,11/3

IN THE PROBATE COURT OF DAWSON COUNTY STATE OF GEORGIA

INRE:

THOMAS RADFORD ETHRIDGE JR DECEASED ESTATE NO. 2021-ES-139 PETITION FOR LETTERS OF ADMINISTRATION NOTICE

To whom it may concern: Deborah W. Ethridge has petitioned to be appointed administrator(s) of the estate of Thomas Radford Ethridge Jr., deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in

O.C.G.A. & 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before November 8, 2021.

BE NOTIFIED FURTHER: All objections to the Petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a Probate Court Clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact Probate Court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the Petition may be granted without a hearing.

Judge Jennifer Burt Judge of the Probate Court By Allie Phillips Clerk of the Probate Court 25 Justice Way, Suite 4332 Dawsonville, GA 30534 (706)344-3580

56430 10/13,20,27,11/3

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PROFESSIONAL DIRECTORY AND SERVICE GUIDE

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DawsonCountyNews

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770-536-4731**



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• Rebel Fescue
• TifBlair Centipede
• Zeon Zoysia
• Marvel Zoysia



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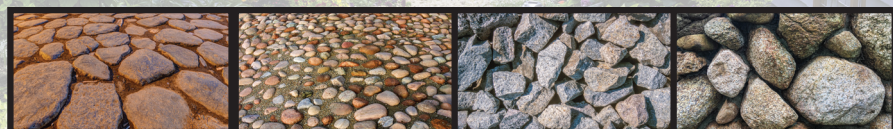


**Fescue sod
\$250.00
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Field Stone Boulders • Ashlan • Tumbles Cobble Stone**

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- All varieties of azaleas & roses
- Maple trees • Leyland Cypress

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- HUGE VARIETY OF -
TOMATO and PEPPER plants
- ALL TYPES OF -
ANNUAL and PERENNIAL FLOWERS

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Equipment Hauling Trailers • Enclosed Cargo
Vans • Landscape Trailers • Dump Trailers**



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Open Mon-Fri 7am-5pm & Sat 7am-1pm

770-287-8300

2650 Browns Bridge Road • Gainesville, GA 30504 • www.georgiasfinestpinestraw.com

NewRez LLC F/K/A New Penn Financial, LLC D/B/A Shellpoint Mortgage Servicing is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

The entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: Shellpoint Mortgage Servicing, 55 Beattie Place, Suite 110, Greenville, SC 29601, (800) 365-7107. To the best knowledge and belief of the undersigned, the party in possession of the property is Joseph M Bishop, Estate of Joseph Bishop, Terri A Bishop, Joseph Michael Bishop, Jr, Andrew Bishop and Brittanie Bishop Lyons or a tenant or tenants and said property is more commonly known as **2280 War Hill Park Rd, Dawsonville, Georgia 30534.**

The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the security deed. NewRez LLC F/K/A New Penn Financial, LLC D/B/A Shellpoint Mortgage Servicing

as Attorney in Fact for Joseph M Bishop and Terri A Bishop McCalla Raymer Leibert Pierce, LLC 1544 Old Alabama Road Roswell, GA 30076 www.foreclosurehotline.net EXHIBIT "A" The land referred to herein below is situated in the County of Dawson, State of GA and is described as follows:

All that parcel of land in Land Lots 459, 460, 513 and 514, South Half 13th District, 1st Section, Dawson County, State of Georgia, as described in Deed Book 97, Page 176, ID# L21 108, being known and designated as: Lot 3 & 4 Taylor Creek Estate Subdivision, recorded in Plat Book 17, Page 195. More commonly known as: 2280 War Hill Park Rd, Dawsonville, GA 30534 Tax/Parcel ID: L21 108 MR/meh 11/2/21 Our file no. 21-05541GA - FT18

56404 10/6,13,20,27

(Flynn) NOTICE OF SALE UNDER POWER, DAWSON COUNTY

Pursuant to the Power of Sale contained in a Security Deed given by Melissa Flynn to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Fidelity Bank D/B/A Fidelity Bank Mortgage, its successors and assigns dated 8/18/2017 and recorded in Deed Book 1265 Page 163 and modified at Deed Book 1353 Page 364 Dawson County, Georgia records; as last transferred to or acquired by WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORTGAGE LOAN TRUST C, conveying the after-described property to secure a Note in the original principal amount of \$162,087.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Dawson County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on November 2, 2021 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 513 OF THE 4TH DISTRICT, 1ST SECTION, DAWSON COUNTY, GEORGIA, BEING LOT 53, BURT'S CROSSING SUBDIVISION, AS PER PLAT OF SURVEY RECORDED IN PLAT BOOK 60, PAGE 61, DAWSON COUNTY, GEORGIA RECORDS, WHICH PLAT IS INCORPORATED HEREIN AND MADE A PART HEREOF BY REFERENCE.

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given).

Said property is commonly known as **199 Burts Crossing Dr, Dawsonville, GA 30534** together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Melissa Flynn or tenant or tenants.

Services, LLC is the entity or individual designated who shall have full authority to negotiate, amend and modify all terms of the mortgage. Carrington Mortgage Services, LLC 1600 South Douglass Road Suite 200-A Anaheim, CA 92806 (800) 561-4567 Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan.

Said property will be sold subject to: (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.

The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately above. WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORTGAGE LOAN TRUST C as agent and Attorney in Fact for Melissa Flynn Aldridge Pite, LLP, 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, Atlanta, Georgia 30305, (404) 994-7637. 2191-2280A THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 2191-2280A

56343 10/6,13,20,27

(Whetsone) Notice of Sale Under Power Dawson County, Georgia

Under and by virtue of the Power of Sale contained in that certain Georgia Security Deed and Security Agreement given by Janice G. Whetsone and William J. Whetstone (collectively, "Grantor") to LSC18, LLC, as assignee of Truist Bank, f/k/a Branch Banking and Trust Company ("Lender"), dated June 25, 2008 and recorded July 7, 2008 in Deed Book 874, Page 76, Dawson County, Georgia official records, as affected by that certain Modification Agreement to Georgia Security Deed and Security Agreement dated September 18, 2013 and recorded September 16, 2013 in Deed Book 1090, Page 558, aforesaid records, as further affected by that certain Modification Agreement to Georgia Security Deed and Security Agreement dated September 24, 2014 and recorded October 4, 2014 in Deed Book 1129, Page 439, aforesaid records, as further affected by that certain Modification Agreement to Georgia Security Deed and Security Agreement dated September 22, 2015 and recorded October 19, 2015 in Deed Book 1171, Page 454, aforesaid records, as further affected by that certain Modification Agreement to Georgia Security Deed and Security Agreement dated September 20, 2017 and recorded October 23, 2017 in Deed Book 1265, Page 289, aforesaid records, and as further affected by that certain Assignment of Security Instruments dated June 13, 2018 and recorded June 21, 2018 in Deed Book 1299, Page 59, aforesaid records (the "Security Deed"), conveying the property described below to secure repayment of that certain Promissory Note dated June 25, 2008, payable by Jans Family Day Care Center, Inc. ("Borrower") to Lender in the principal amount of \$370,000.00, together with interest thereon as set forth therein (including any amendment, extension, modification, and renewal of any debt instrument evidencing same, the "Secured Indebtedness"), there will be sold at public outcry to the highest bidder for cash before

the Courthouse door of Dawson County, Georgia (or at such other location as may be lawfully designated in Dawson County for conducting sheriff's sales and/or public foreclosure sales), within the legal hours of sale on the first Tuesday in November 2021 (being November 2, 2021) the following described property located in Dawson County, Georgia, together with all improvements, personalty, fixtures, easements, hereditaments, rights, members, and appurtenances located thereon and described in the Security Deed (collectively, the "Property"):

All that tract or parcel of land lying and being in Land Lot 506 of the South Half of the 13th District, First Section of Dawson County, Georgia and being known as part of Lot 7 of the Mrs. Shelton Pugh Estate as shown on a plat prepared by Owen Patton dated November 12, 1981 and entitled "Survey for Joseph C. Conawal" and being more particularly described according to said plat as follows:

TO FIND THE TRUE POINT OF BEGINNING begin at the intersection of the easterly edge of the pavement of State Route No. 53 and the centerline of Highway No. 318; thence along the easterly edge of the pavement of Route No. 53 in a southerly direction 655.00 feet to a point; thence North 87 degrees 49 minutes 16 seconds East 51.60 feet to an iron pin on the easterly right-of-way of State Route No. 53 which iron pin is the TRUE POINT OF BEGINNING; thence from said beginning iron pin corner North 87 degrees 49 minutes 16 seconds East 264.76 feet to an iron pin on the land lot line dividing Land Lots 506 and 507 of the South Half, First Section, 13th Land District, Dawson County, Georgia; thence along said land lot line South 00 degrees 36 minutes 20 seconds East 100.00 feet to an iron pin; thence South 88 degrees 15 minutes 20 seconds West 242.73 feet to an iron pin on the easterly right-of-way of State Route No. 53; thence along said right-of-way North 13 degrees 18 minutes West 100.00 feet to the beginning iron pin corner.

This is the same property described in a deed from Eugene Hyatt and Setsuko Hyatt dated August 25, 1986 to Dan H. Charles and Connie M. Charles recorded in Deed Book 91, Page 625, Dawson County, Georgia Deed Records which deed erroneously describes the subject property being known as Lot 7 of the Mrs. Shelton Pugh Estate. In fact said property is a portion of Lot 7 of the Mrs. Shelton Pugh Estate.

This property is also described in that certain plat of survey denominated as "Survey for William Whetstone and Jan Whetstone" dated 8/21/97 prepared by Frederick C. Youngman, Georgia Registered Surveyor No. 2160 and recorded at Plat Book 43, Page 33, Dawson County Plat Records.

The above-described property is real and personal property located at **8445 Hwy 53 E Dawsonville, GA 30534** according to the present system of numbering property in Dawson County, Georgia.

The Secured Indebtedness has been and is hereby accelerated and declared due because of, among other possible events of default, failure to pay the Secured Indebtedness as and when due and in the manner provided in the instruments evidencing the Secured Indebtedness and Security Deed. As the Secured Indebtedness remains in default, the sale will be made for purposes of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (written notice of intent to collect attorney's fees having been given).

Said property will be sold subject to any matters of record superior to the Security Deed, including without limitation, (a) outstanding ad valorem taxes with a senior lien priority to the Security Deed (including taxes which are a lien, but not yet due and payable), (b) any matters which might be disclosed by an accurate survey and inspection of the property, and (c) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, or other matters of record superior to the Security Deed.

To the best knowledge and belief of the undersigned, the party in possession of the property is the Grantor or a tenant or tenants claiming through them.

LSC 18, LLC, Attorney-in-Fact and Agent for Janice G. Whetsone and William J. Whetstone Erich N. Durlacher Kelly E. Waits Burr & Forman LLP

171 Seventeenth Street, N.W., Suite 1100 Atlanta, Georgia 30363 Email: edurlach@burr.com kwait@burr.com Phone: (404) 815-3000 Facsimile: (404) 214-7942 THE LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

56402 10/6,13,20,27

Take notice that: The right to redeem the following described property, to wit:

0 Regan Circle, Dawsonville, GA 30534 according to the present system of numbering properties in Dawson County Georgia, having Tax Parcel ID 054076001 and being further described as follows: All that tract or parcel of land lying and being in Parcel One: All that tract or parcel of land lying and being in land Lots 59 & 60, of the 4th District, 1st Section of Dawson County, Georgia and being described as Tract "K3", containing 0.225 acres, according to plat for Robert Harding, Janice Fleming & Douglas Hardin by Michael Stewart Kelly dated May 3, 1991 and recorded in Plat Book 25, Page 275, Dawson County, Georgia Plat Records. Said Plat is incorporated herein and made are hereof by reference.

Parcel Two: All that tract of land or parcel of land lying and being in land Lot 60, of the 4th District, 1st Section of Dawson County, Georgia and being described as Tract "K4", containing 1.59 acres, according to plat for Robert Harding, Janice Fleming & Douglas Hardin by Michael Stewart Kelly dated May 3, 1991 and recorded in Plat Book 25, Page 275, Dawson County, Georgia Plat Records. Said Plat is incorporated herein and made are hereof by reference. will expire and be forever foreclosed and barred on and after the 4th day of November 2021, or Thirty days after legal service of this notice, whichever is later.

The tax deed to which this notice relates is dated the day of 14, August 2009 , and is recorded in the office of the Clerk of the Superior Court of Dawson

County, Georgia, in Deed Book 923 at page 364 -365. The property may be redeemed at any time before the day of the November 4th 2021, or thirty days after legal service of this notice, whichever is later, by payment of the redemption price as fixed and provided by law to the undersigned at the following address: Cecil L. Pearce, Jr., 30 Miller Dr., Dawsonville, Georgia 30534. Please be governed accordingly.

Sincerely, Cecil L Pearce Jr.

56423 10/6,13,20,27

Local Government

Development Authority of Dawson County will hold its regular meeting on: October 26, 2021 Time: 8:00 am Place: 44 Commerce Drive, Dawsonville Zoom Option: 646-885-8656 Meeting ID: 849 4449 6802 Passcode: 168103

56224 10/20

Miscellaneous

NOTICE OF DETOUR APPROVAL P.I. 0013990 DAWSON COUNTY

Notice is hereby given that the Georgia Department of Transportation has approved the use of and the routing of a detour for this project.

The date of detour approval is: August 6, 2021

The project is located in Dawson County 10 miles east of Dawsonville. The project is located 100% in the G.M.D 1023 and Land District 39.

This project will replace the existing bridge on SR 136 over Toto Creek (Lake Lanier) near Dawsonville. The proposed bridge will be 280 feet long, consisting of two 12- foot lanes (one in each direction) and an 8-foot shoulder on both sides. The roadway approaches will consist of two 12-foot lanes and a 12-foot paved shoulder to the guardrail or retaining wall on both sides. The existing bridge will be closed during construction, and the proposed replacement bridge will be constructed along the current alignment. The total project length is approximately 0.2 mile and the estimated construction time is 15 months.

This project would include an off-site detour. The preferred route for the official detour would be to use SR 136, US 19/SR 400 and Henry Grady Highway. A temporary traffic signal will be installed at the intersection of US 19/SR 400 and Henry Grady Highway. The total detour length will be approximately 3.8 miles. The detour routes were provided to and approved by Dawson County.

Drawings or maps or plats of the proposed project, as approved, are on file and are available for public inspection at the Georgia Department of Transportation. For information or questions regarding the Detour Route, please contact:

Shannon Giles, Area Manager District 1, Area 1 sgiles@dot.ga.gov 2594 Gillsville Highway Gainesville, GA 30507 770-531-5759

56413 10/6,13,20,27

Who: Dawson County Board of Education What: Fall Board Retreat and Training

Where: Dawson County Schools Technology Center at 175 Tiger Circle, Dawsonville, GA 30534

When: 11/8/2021 from 11AM-1PM, followed by a tour of facilities

Why: Charter Board Training & tour of Technology Center and Transportation Facility

56540 10/20

Public Hearings

Notice of Public Hearing

The following public hearings will be heard by the City of Dawsonville Planning Commission at 5:30 p.m. and/or the City Council beginning at 5:00 p.m. respectively on the dates indicated below. Public hearings are heard in the Council Chambers on the second floor at City Hall located at 415 Hwy 53 East, Dawsonville, Georgia 30534. The public is invited to participate.

ZA-C2200053: Robert Howard has petitioned a zoning amendment for TMP 093 058 Land Lot 429 13th District, Located at 1732 Perimeter Road from OD (Office District) to R-1 (Restricted Single Family Residential). Public Hearing Dates: Planning Commission on November 8, 2021 and City Council on December 6, 2021. City Council for a decision on December 20, 2021.

ZSP-C2200055: Cook Communities has petitioned site plan approval as required for single-family attached dwelling (townhouses) in the R-6, Multiple-Family Residential District for TMP D02 002 Land Lot 507 and 446 4th District, Located at 362 Maple Street. Public Hearing Dates: Planning Commission on November 8, 2021 and City Council on December 6, 2021. City Council for a decision on December 20, 2021.

VAR-C2200057: William Elliott has petitioned side and rear property setback and zoning buffers be reduced to 0' for TMP 068 063 001 and 068 063 002, Land Lot 86 4th District, Located at 2367 Elliott Family Parkway. Public Hearing: Planning Commission on November 8, 2021.

56570 10/20

Probate Notices

IN THE PROBATE COURT OF DAWSON COUNTY STATE OF GEORGIA

INRE: Harmon Arthur Williams II DECEASED ESTATE NO. 2021-ES-141 NOTICE OF PETITION TO FILE FOR YEAR'S SUPPORT

The petition of Diana L. Williams for a year's support from the estate of Harmon Arthur Williams II deceased, for decedent's (surviving spouse)(and) (minor child(ren)), having been duly filed, all interested persons are hereby notified to show cause, if any they have, on or before November 8th, 2021, why said petition should not be granted.

All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed on or before the time stated in the preceding sentence. All objections should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact probate court personnel for the required amount of filing fees. If any objections are filed, a hearing will be (scheduled at a later date). If no objections are filed the petition may be granted without a hearing. Judge Jennifer Burt Judge of the Probate Court By Allie Phillips Clerk of the Probate Court 25 Justice Way, Suite 4332 Dawsonville, GA 30534 (706)344-3580

56433 10/13,20,27,11/3

IN THE PROBATE COURT OF DAWSON COUNTY STATE OF GEORGIA

IN RE: JOE EDWIN TOUNZEN SR. DECEASED ESTATE NO, 2021-ES-144 NOTICE OF PETITION TO FILE FOR YEAR'S SUPPORT

The petition of KIMBERLY CATHERINE TOUNZEN , for a year's support from the estate of JOE EDWIN TOUNZEN SR.,

deceased, for decedent's (surviving spouse), having been duly filed, all interested persons are hereby notified to show cause, if any they have, on or before NOVEMBER 15TH 2021, why said petition should not be granted.

All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed on or before the time stated in the preceding sentence. All objections should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact probate court personnel for the required amount of filing fees. If any objections are filed, a hearing will be (scheduled at a later date). Ifno objections are filed the petition may be granted without a hearing.

Judge Jennifer Burt Judge of the Probate Court By Allie Phillips Clerk of the Probate Court 25 JUSTICE WAY, SUITE 4332 DAWSONVILLE, GA 30534 (706)344-3580

56530 10/20,27,11/3,10

IN THE PROBATE COURT OF DAWSON COUNTY STATE OF GEORGIA

INRE: BARBARA ANN BEARDEN DECEAS ED ESTATE NO. 2021-ES-148 PETITION FOR LETTERS OF ADMINISTRATION NOTICE

To whom it may concern: Mark A Johnson has petitioned to be appointed administrator(s) of the estate of Barbara Ann Bearden, deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. ss 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before November 15th, 2021.

BE NOTIFIED FURTHER: All objections to the Petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a Probate Court Clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact Probate Court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the Petition may be granted without a hearing. Judge Jennifer Burt Judge of the Probate Court By: Allie Phillips Clerk of the Probate Court 25 Justice Way, Suite 4332 Dawsonville, GA 30534 (706)344-3580

56595 10/20, 27,11/3,10

IN THE PROBATE COURT OF DAWSON COUNTY STATE OF GEORGIA

INRE: THOMAS RADFORD ETHRIDGE JR DECEAS ED ESTATE NO. 2021-ES-139 PETITION FOR LETTERS OF ADMINISTRATION NOTICE

To whom it may concern: Deborah W. Ethridge has petitioned to be appointed administrator(s) of the estate of Thomas Radford Ethridge Jr., deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. & 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before November 8th, 2021.

BE NOTIFIED FURTHER: All objections to the Petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a Probate Court Clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact Probate Court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the Petition may be granted without a hearing. Judge Jennifer Burt Judge of the Probate Court By Allie Phillips Clerk of the Probate Court 25 Justice Way, Suite 4332 Dawsonville, GA 30534 (706)344-3580

56430 10/13,20,27,11/3

GEORGIA, DAWSON COUNTY

THIS IS AN ATTEMPT TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Under and by virtue of the Power of Sale contained in a Security Deed given by Joseph M Bishop and Terri A Bishop to JPMorgan Chase Bank, National Association, dated March 11, 2013, recorded in Deed Book 1120, Page 255, Dawson County, Georgia Records, as last transferred to NewRez LLC F/K/A New Penn Financial, LLC D/B/A Shellpoint Mortgage Servicing by assignment recorded in Deed Book 1356, Page 100, Dawson County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of ONE HUNDRED THIRTY-SEVEN THOUSAND FIVE HUNDRED EIGHTY-NINE AND 0/100 DOLLARS (\$137,589.00), with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the courthouse door of Dawson County, Georgia, or at such place as may be lawfully designated as an alternative, within the legal hours of sale on the first Tuesday in November, 2021, the following described property:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given). Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.

NewRez LLC F/K/A New Penn Financial, LLC D/B/A Shellpoint Mortgage Servicing is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2. The entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: Shellpoint Mortgage Servicing, 55 Beattie Place, Suite 110, Greenville, SC 29601, (800) 365-7107. To the best knowledge and belief of the undersigned, the party in possession of the property is Joseph M Bishop, Estate of Joseph Bishop, Terri A Bishop, Joseph Michael Bishop, Jr., Andrew Bishop and Brittnie Bishop Lyons or a tenant or tenants and said property is more commonly known as **2280 War Hill Park Rd, Dawsonville, Georgia 30534.**

The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the security deed.

NewRez LLC F/K/A New Penn Financial, LLC D/B/A Shellpoint Mortgage Servicing as Attorney in Fact for Joseph M Bishop and Terri A Bishop McCalla Raymer Leibert Pierce, LLC
1544 Old Alabama Road
Roswell, GA 30076
www.foreclosurehotline.net
EXHIBIT "A"

The land referred to herein below is situated in the County of Dawson, State of GA and is described as follows:

All that parcel of land in Land Lots 459, 460, 513 and 514, South Half 13th District, 1st Section, Dawson County, State of Georgia, as described in Deed Book 97, Page 176, ID# L21 108, being known

and designated as: Lot 3 & 4 Taylor Creek Estate Subdivision, recorded in Plat Book 17, Page 195. More commonly known as: 2280 War Hill Park Rd, Dawsonville, GA 30534 Tax/Parcel ID: L21 108 MR/meh 11/2/21 Our file no. 21-05541GA - FT18

56404 10/6,13,20,27

(Whetsone)

Notice of Sale Under Power**Dawson County, Georgia**

Under and by virtue of the Power of Sale contained in that certain Georgia Security Deed and Security Agreement given by Janice G. Whetsone and William J. Whetstone (collectively, "Grantor") to LSC18, LLC, as assignee of Truist Bank, f/k/a Branch Banking and Trust Company ("Lender"), dated June 25, 2008 and recorded July 7, 2008 in Deed Book 874, Page 76, Dawson County, Georgia official records, as affected by that certain Modification Agreement to Georgia Security Deed and Security Agreement dated September 18, 2013 and recorded September 16, 2013 in Deed Book 1090, Page 558, aforesaid records, as further affected by that certain Modification Agreement to Georgia Security Deed and Security Agreement dated September 24, 2014 and recorded October 4, 2014 in Deed Book 1129, Page 439, aforesaid records, as further affected by that certain Modification Agreement to Georgia Security Deed and Security Agreement dated September 22, 2016 and recorded October 17, 2016, in Deed Book 1214, Page 541, aforesaid records, as further affected by that certain Modification Agreement to Georgia Security Deed and Security Agreement dated September 20, 2017 and recorded October 23, 2017 in Deed Book 1265, Page 289, aforesaid records, and as further affected by that certain Assignment of Security Instruments dated June 13, 2018 and recorded June 21, 2018 in Deed Book 1299, Page 59, aforesaid records (the "Security Deed"), conveying the property described below to secure repayment of that certain Promissory Note dated June 25, 2008, payable by Jans Family Day Care Center, Inc. ("Borrower") to Lender in the principal amount of \$370,000.00, together with interest thereon as set forth therein (including any amendment, extension, modification, and renewal of any debt instrument evidencing same, the "Secured Indebtedness"), there will be sold at public outcry to the highest bidder for cash before the Courthouse door of Dawson County, Georgia (or at such other location as may be lawfully designated in Dawson County for conducting sheriff's sales and/or public foreclosure sales), within the legal hours of sale on the first Tuesday in November 2021 (being November 2, 2021) the following described property located in Dawson County, Georgia, together with all improvements, personality, fixtures, easements, hereditaments, rights, members, and appurtenances located thereon and described in the Security Deed (collectively, the "Property"):

All that tract or parcel of land lying and being in Land Lot 506 of the South Half of the 13th District, First Section of Dawson County, Georgia and being known as part of Lot 7 of the Mrs. Shelton Pugh Estate as shown on a plat prepared by Owen Patton dated November 12, 1981 and entitled "Survey for Joseph C. Conawal" and being more particularly described according to said plat as follows: TO FIND THE TRUE POINT OF BEGINNING begin at the intersection of the easterly edge of the pavement of State Route No. 53 and the centerline of Highway No. 318; thence along the easterly edge of the pavement of Route No. 53 in a southerly direction 655.00 feet to

a point; thence North 87 degrees 49 minutes 16 seconds East 51.60 feet to an iron pin on the easterly right-of-way of State Route No. 53 which iron pin is the TRUE POINT OF BEGINNING; thence from said beginning iron pin corner North 87 degrees 49 minutes 16 seconds East 264.76 feet to an iron pin on the land lot line dividing Land Lots 506 and 507 of the South Half, First Section, 13th Land District, Dawson County, Georgia; thence along said land lot line South 00 degrees 36 minutes 20 seconds East 100.00 feet to an iron pin; thence South 88 degrees 15 minutes 20 seconds West 242.73 feet to an iron pin on the easterly right-of-way of State Route No. 53; thence along said right-of-way North 13 degrees 18 minutes West 100.00 feet to the beginning iron pin corner.

This is the same property described in a deed from Eugene Hyatt and Setsuko Hyatt dated August 25, 1986 to Dan H. Charles and Connie M. Charles recorded in Deed Book 91, Page 625, Dawson County, Georgia Deed Records which deed erroneously describes the subject property being known as Lot 7 of the Mrs. Shelton Pugh Estate. In fact said property is a portion of Lot 7 of the Mrs. Shelton Pugh Estate.

This property is also described in that certain plat of survey denominated as "Survey for William Whetstone and Jan Whetstone" dated 8/21/97 prepared by Frederick C. Youngman, Georgia Registered Surveyor No. 2160 and recorded at Plat Book 43, Page 33, Dawson County Plat Records.

The above-described property is real and personal property located at **8445 Hwy 53 E Dawsonville, GA 30534** according to the present system of numbering property in Dawson County, Georgia.

The Secured Indebtedness has been and is hereby accelerated and declared due because of, among other possible events of default, failure to pay the Secured Indebtedness as and when due and in the manner provided in the instruments evidencing the Secured Indebtedness and Security Deed. As the Secured Indebtedness remains in default, the sale will be made for purposes of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (written notice of intent to collect attorney's fees having been given).

Said property will be sold subject to any matters of record superior to the Security Deed, including without limitation, (a) outstanding ad valorem taxes with a senior lien priority to the Security Deed (including taxes which are a lien, but not yet due and payable), (b) any matters which might be disclosed by an accurate survey and inspection of the property, and (c) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, or other matters of record superior to the Security Deed.

To the best knowledge and belief of the undersigned, the party in possession of the property is the Grantor or a tenant or tenants claiming through them.

LSC 18, LLC, Attorney-in-Fact and Agent for Janice G. Whetsone and William J. Whetstone
Erich N. Durlacher
Kelly E. Waits
Burr & Forman LLP
171 Seventeenth Street, N.W., Suite 1100
Atlanta, Georgia 30363
Email: edurlach@burr.com
kwaits@burr.com
Phone: (404) 815-3000
Facsimile: (404) 214-7942
THE LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

56402 10/6,13,20,27

Take notice that: The right to redeem the following described property, to wit:

0 Regan Circle, Dawsonville, GA 30534 according to the present system of numbering properties in Dawson County Georgia, having Tax Parcel ID 054076001 and being further described as

follows:

All that tract or parcel of land lying and being in Parcel One: All that tract or parcel of land lying and being in land Lots 59 & 60, of the 4th District, 1st Section of Dawson County, Georgia and being described as Tract "K3", containing 0.225 acres, according to plat for Robert Harding, Janice Fleming & Douglas Hardin by Michael Stewart Kelly dated May 3, 1991 and recorded in Plat Book 25, Page 275, Dawson County, Georgia Plat Records. Said Plat is incorporated herein and made are hereof by reference.

Parcel Two: All that tract of land or parcel of land lying and being in land Lot 60, of the 4th District, 1st Section of Dawson County, Georgia and being described as Tract "K4", containing 1.59 acres, according to plat for Robert Harding, Janice Fleming & Douglas Hardin by Michael Stewart Kelly dated May 3, 1991 and recorded in Plat Book 25, Page 275, Dawson County, Georgia Plat Records. Said Plat is incorporated herein and made are hereof by reference. will expire and be forever foreclosed and barred on and after the 4th day of November 2021, or Thirty days after legal service of this notice, whichever is later. The tax deed to which this notice relates is dated the day of 14, August 2009

, and is recorded in the office of the Clerk of the Superior Court of Dawson County, Georgia, in Deed Book 923 at page 364 -365. The property may be redeemed at any time before the day of the November 4th 2021, or thirty days after legal service of this notice, whichever is later, by payment of the redemption price as fixed and provided by law to the undersigned at the following address: Cecil L. Pearce, Jr., 30 Miller Dr., Dawsonville, Georgia 30534. Please be governed accordingly.

Sincerely, Cecil L Pearce Jr.

56423 10/6,13,20,27

Miscellaneous**NOTICE OF DETOUR APPROVAL**

P.I. 0013990

DAWSON COUNTY

Notice is hereby given that the Georgia Department of Transportation has approved the use of and the routing of a detour for this project.

The date of detour approval is: August 6, 2021

The project is located in Dawson County 10 miles east of Dawsonville. The project is located 100% in the G.M.D 1023 and Land District 39.

This project will replace the existing bridge on SR 136 over Toto Creek (Lake Lanier) near Dawsonville. The proposed bridge will be 280 feet long, consisting of two 12- foot lanes (one in each direction) and an 8-foot shoulder on both sides. The roadway approaches will consist of two 12-foot lanes and a 12-foot paved shoulder to the guardrail or retaining wall on both sides. The existing bridge will be closed during construction, and the proposed replacement bridge will be constructed along the current alignment. The total project length is approximately 0.2 mile and the estimated construction time is 15 months.

This project would include an off-site detour. The preferred route for the official detour would be to use SR 136, US 19/ SR 400 and Henry Grady Highway. A temporary traffic signal will be installed at the intersection of US 19/SR 400 and Henry Grady Highway. The total detour length will be approximately 3.8 miles. The detour routes were provided to and approved by Dawson County.

Drawings or maps or plats of the proposed project, as approved, are on file and are available for public inspection at the Georgia Department of Transportation. For information or questions regarding the Detour Route, please contact: Shannon Giles, Area Manager, District 1, Area 1 sgiles@dot.ga.gov
2594 Gillsville Highway
Gainesville, GA 30507
770-531-5759

56413 10/6,13,20,27

Probate Notices**IN THE PROBATE COURT OF DAWSON COUNTY STATE OF GEORGIA**

INRE: Harmon Arthur Williams II DECEASED ESTATE NO. 2021-ES-141 NOTICE OF PETITION TO FILE FOR YEAR'S SUPPORT The petition of Diana L. Williams for a year's support from the estate of Harmon Arthur Williams II deceased, for decedent's (surviving spouse)(and) (minor child(ren)), having been duly filed, all interested persons are hereby notified to show cause, if any they have, on or before November 8th, 2021, why said petition should not be granted.

All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed on or before the time stated in the preceding sentence. All objections should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact probate court personnel for the required amount of filing fees. If any objections are filed, a hearing will be (scheduled at a later date). If no objections are filed the petition may be granted without a hearing. Judge Jennifer Burt Clerk of the Probate Court 25 Justice Way, Suite 4332 Dawsonville, GA 30534 (706)344-3580

56433 10/13,20,27,11/3

IN THE PROBATE COURT OF DAWSON COUNTY STATE OF GEORGIA

INRE: JOE EDWIN TOUNZEN SR.

DECEASED ESTATE NO, 2021-ES-144

NOTICE OF PETITION TO FILE FOR YEAR'S SUPPORT

The petition of KIMBERLY CATHERINE TOUNZEN , for a year's support from the estate of JOE EDWIN TOUNZEN SR., deceased, for decedent's (surviving spouse), having been duly filed, all interested persons are hereby notified to show cause, if any they have, on or before NOVEMBER 15TH 2021, why said petition should not be granted.

All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed on or before the time stated in the preceding sentence. All objections should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact probate court personnel for the required amount of filing fees. If any objections are filed, a hearing will be (scheduled at a later date). If no objections are filed the petition may be granted without a hearing. Judge Jennifer Burt Clerk of the Probate Court 25 JUSTICE WAY, SUITE 4332 DAWSONVILLE, GA 30534 (706)344-3580

56530 10/20,27,11/3,10

IN THE PROBATE COURT OF DAWSON COUNTY STATE OF GEORGIA

INRE: BARBARA ANN BEARDEN

DECEASED ESTATE NO. 2021-ES-148

PETITION FOR LETTERS OF ADMINISTRATION**NOTICE**

To whom it may concern: Mark A Johnson has petitioned to be appointed administrator(s) of the estate of Barbara Ann Bearden, deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. ss 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before November 15th, 2021.

BE NOTIFIED FURTHER: All objections to the Petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before November 15th, 2021.

56430 10/13,20,27,11/3

sworn to before a notary public or before a Probate Court Clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact Probate Court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the Petition may be granted without a hearing. Judge Jennifer Burt Judge of the Probate Court By: Allie Phillips Clerk of the Probate Court 25 Justice Way, Suite 4332 Dawsonville, GA 30534 (706)344-3580

56595 10/20, 27,11/3,10

IN THE PROBATE COURT OF DAWSON COUNTY STATE OF GEORGIA

INRE: BRIAN THOMAS RAS T

DECEASED ESTATE NO. 2021-ES-150

PETITION FOR LETTERS OF ADMINISTRATION**NOTICE**

To whom it may concern:

Lisa Wise has petitioned to be appointed administrator(s) of the estate of Brian Thomas Rast, deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. & 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before November 22', 2021.

BE NOTIFIED FURTHER:

All objections to the Petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a Probate Court Clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact Probate Court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the Petition may be granted without a hearing. Judge Jennifer Burt Judge of the Probate Court By: Allie Phillips Clerk of the Probate Court 25 Justice Way, Suite 4332 Dawsonville, GA 30534 (706)344-3580

56639 10/27,11/3,10,17

IN THE PROBATE COURT OF DAWSON COUNTY STATE OF GEORGIA

INRE: THOMAS RADFORD

ETHRIDGE JR DECEASED ESTATE NO. 2021-ES-139

PETITION FOR LETTERS OF ADMINISTRATION**NOTICE**

To whom it may concern: Deborah W. Ethridge has petitioned to be appointed administrator(s) of the estate of Thomas Radford Ethridge Jr., deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. & 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before November 8, 2021.

BE NOTIFIED FURTHER: All objections to the Petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a Probate Court Clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact Probate Court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the Petition may be granted without a hearing. Judge Jennifer Burt Judge of the Probate Court By: Allie Phillips Clerk of the Probate Court 25 Justice Way, Suite 4332 Dawsonville, GA 30534 (706)344-3580

56430 10/13,20,27,11/3